

**TOWN OF ST. LEO
REGULAR COMMISSION MEETING
September 09, 2013
7:00 PM**

This meeting began at 7:00 PM following a 6:00 PM Budget Workshop.

OPENING Mayor Gardner

INVOCATION AND PLEDGE OF ALLEGIANCE – Commissioner DeWitt

ROLL CALL Donna DeWitt, O.S.B. – Commissioner
James Wells – Commissioner
John “Jack” Gardner – Mayor
James Hallett, O.S.B. - Commissioner
Robert Inslee – Mayor Pro Tem

STAFF
Joan Miller - Town Clerk
Patricia Petruff, Esquire – Attorney
Jan Norsoph – Town Planner
Andrea Calvert – Assistant Clerk
Janet Kato – Records Manager

GUESTS Deputy Barry Arnew, Jeanne Plecenick, James Adcock, Fay McKean, Jerry Morphew, Greg Smith, Richard Christmas, Claire Christmas, Ronnie Deese, and approximately thirty other people.

MINUTES **MOTION: TO APPROVE THE MINUTES OF THE COMMISSION MEETING HELD ON AUGUST 12, 2013.**

MOTION: Commissioner Hallett

SECOND: Commissioner Wells

Discussion.

VOTE: Unanimous for Approval, 5/0

EXPENSES AND BUDGET REVIEW

**MOTION: TO ACCEPT FINANCIAL REPORT DATED
SEPTEMBER 09, 2013.**

MOTION: Commissioner Hallett

SECOND: Commissioner Wells

Discussion.

VOTE: Unanimous for Approval, 5/0

MAYOR'S REPORT

Investments Clerk Miller alerted the commission that there are three Certificates of Deposit maturing in late October and November. She also provided information about Municipal Investment Policies.

Representatives from Florida Local Government Investment Trust and Independent Financial Services/Eagle Asset Management were invited to speak about their firms and the products available to the Town.

Ordinance 13-06

The first reading of Budget Ordinance 13-06 was read by title only.

AN ORDINANCE OF THE TOWN OF ST. LEO, PASCO COUNTY, FLORIDA ADOPTING THE FINAL LEVYING OF ADVALOREM TAXES AND MILLAGE RATE FOR THE TOWN OF ST. LEO, FLORIDA, FOR THE FISCAL YEAR ENDING SEPTEMBER 30 2014; PROVIDING FOR SEVERABILITY AND PROVIDING FOR AN EFFECTIVE DATE.

There was no discussion.

Ordinance 13-07

The first reading of Budget Ordinance 13-07 was read by title only.

AN ORDINANCE OF THE TOWN OF ST. LEO, OF PASCO COUNTY, FLORIDA, ADOPTING A BUDGET FOR FISCAL YEAR 2013 – 2014; PROVIDING FOR SEVERABILITY AND PROVIDING FOR AN EFFECTIVE DATE.

There was no discussion.

Salaries

MOTION: TO APPROVE THE SALARIE INCREASES FOR EMPLOYEES. TOWN CLERK 4%, ASSISTANT CLERK 15%, RECORDS MANAGER 3%, AND MAINTENANCE 4%.

MOTION BY: Commissioner Hallett

SECOND BY: Commissioner DeWitt

Discussion.

VOTE: Approved 3/2 Wells, Nay – Inslee, Nay

COMMISIONERS REPORT

Municipal Association of Pasco

Commissioner Hallett reported on the Special meeting of the Municipal Association of Pasco he attended on September 05, 2013. Much discussion took place regarding the Pasco County proposed 2nd Local Option Gas Tax. At the end of the meeting, a vote was taken and the group decided to send a resolution to the Pasco Board of County Commissioners in opposition of the 5% gas tax increase. The Pasco Board meeting will be held on September 6th at 6:30 PM in Dade City.

Commissioner DeWitt

Commissioner Dewitt said that Town resident, Jerry Morphew recently spoke to her about the current deannexation topic. Mr. Morphew prepared a presentation and asked to share it with the Town Commission.

Morphew voiced positive past relationships with Billy Brown and commented on the early development of the Lake Jovita Subdivision. Morphew has ideas for a continued strong relationship with the development and possible financial compensation. He said that Deese's representation of taxes paid by Lake Jovita residents cannot be reconciled and asked that a citizen advisory committee be created to determine a positive outcome for all involved. Commissioner Wells asked for a copy of the documents that Mr. Morphew used in the presentation.

ATTORNEY REPORT

Letter to the Attorney General

Attorney Petruff reported receiving a reply from the Attorney General.

The letter indicates that by citizen's referendum or not, an area that is appropriate for annexation is not appropriate for contraction. The Supervisor of Elections verified the contraction petition signatures and determined that 69 of the 71 were valid and acceptable. In the contraction process the municipality shall immediately undertake a feasibility study of the proposal. After that time a Commission vote can be taken to accept or reject the contraction petition. The next step in the process would be a referendum. FL Statute 171.051(2)

**MOTION: TO IMMEDIATELY UNDERTAKE A STUDY FOR THE
FEASIBILITY OF DEANNEXING THE PORTION OF THE LAKE
JOVITA DEVELOPMENT WITHIN THE TOWN OF ST. LEO.**

MOTION BY: Commissioner Wells

SECOND BY: Commissioner Inslee

Discussion.

VOTE: Approved by 5/0

The feasibility discussion will be added as an agenda item for the September 23rd Special Meeting at 7 PM. Financial impact, boundaries and other items will be included. Commissioner Inslee said that there are members of the community who could assist with the Feasibility Study.

Ronnie Deese suggested that a legislator could be approached to pass a law to deannex the development. Deese handed out an ordinance correcting errors in a previous document.

Greg Smith (resident) said that he would prefer that a solution other than deannexation occur however at this point there does not appear to be any alternative than to proceed with the feasibility study.

Jeanne Plecenik (Vice President of Business Affairs, Saint Leo University), said that on behalf of the University she would not like to see any action occur to dissolve the Town.

Richard Christmas (resident) noted that taxes will probably go up. He recalled the time, effort and money that was spent to include the Lake Jovita development into the Town. He suggests that the Town move along with the feasibility procedure.

Commissioner Hallett spoke briefly about MSTU (Municipal Service Taxing Unit). He said that more information is needed to see if a MSTU is plausible.

MOTION : TO ADVERTISE THE MEETING FOR SEPTEMBER 23, 2013. AT THE FIRST MEETING THE COMMISSION WOULD SERVE AS THE COMMITTEE AS A WHOLE. THE PUBLIC IS INVITED TO ATTEND AND TO COMMENT WITH A LIMITED TIME.

MOTION: Commissioner Wells

The motion was not seconded however the commission decided to go ahead with a discussion by the commission of the feasibility of the proposed contraction ordinance to be held on September 23, 2013.

PLANNERS REPORT

Ordinance 13-05 WATER SUPPLY FACILITIES WORK PLAN SUB-ELEMENT SECOND PUBLIC HEARING AND FINAL ADOPTION.

Comments have been received from the twelve review agencies (including Pasco County, SWFWMD, Tampa Bay Regional Planning Council, and others).

Norsoph made appropriate changes to the document.

There were no questions from the commissioners.

The Public Hearing was opened.

There were no questions from the public.

Public Hearing was closed.

MOTION: TO APPROVE ORDINANCE NO. 13-05, AN ORDINANCE OF THE TOWN OF ST. LEO COMPREHENSIVE PLAN-2025 TO UPDATE THE WATER SUPPLY FACILITIES WORK PLAN SUB-ELEMENT OF THE PUBLIC SERVICES AND FACILITIES ELEMENT AND TECHNICAL SUPPORT APPENDIX IN COMPLIANCE WITH THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT WATER SUPPLY PLAN; AMENDING THE TOWN OF ST. LEO COMPREHENSIVE PLAN-2025 INTRODUCTION, FUTURE LAND USE AND PUBLIC SERVICES AND FACILITIES ELEMENTS RELATED TO THE UPDATE OF THE WATER SUPPLY FACILITIES WORK PLAN SUB-ELEMENT; PROVIDING FOR CONFLICT AND SEVERABILITY;

PROVIDING FOR FINDINGS OF FACT; AND PROVIDING AN EFFECTIVE DATE.

MOTION BY: Commissioner Hallett
SECOND BY: Commissioner Inslee
Discussion.
VOTE: Approved 5/0

Benedictine Sisters of Florida Planned Unit Development Master Plan PUD #13-A, Minor Modification #1
Planner Norsoph spoke about the application received for from the Benedictine Sisters.

Clerk Miller swore in participants for this portion of the meeting (Brian Surak and Planner Norsoph).

Brian Surak spoke on behalf of the Benedictine Sisters.

The Public Hearing was opened.

Discussion.

The Public Hearing was closed.

**MOTION: TO APPROVE RESOLUTION 13-15 ALTERNATIVE #2
APPROVING WITH CONDITIONS PUD #13-A, MINOR
MODIFICATION #1 TO THE BENEDICTINE SISTERS OF FLORIDA
MASTER PLAN.**

MOTION BY: Commissioner Inslee
SECOND BY: Commissioner Hallett
Discussion.
VOTE: Unanimous for Approval, 5/0

CLERKS REPORT

Temporary Use Application for Saint Leo University

A completed application has been received from Justin Yates, Associate Director of Student Activities requesting approval for a Fall Family Event to be held on October 11 and 12, 2013. This event will have a carnival atmosphere and will include fireworks after dark (weather permitting).

**MOTION: TO APPROVE THE FALL FAMILY FESTIVAL AS APPLIED
FOR BY SAINT LEO UNIVERSITY.**

MOTION BY: Commissioner Wells
SECOND BY: Commissioner Inslee
VOTE: Unanimous for Approval 5/0

Temporary Use Application for the Rotary Club of San Antonio

A completed application has been received from Rozanne Ritter, Rotary Chairperson requesting approval for a 5 mile Rattlesnake Run to be held partly in portions of San Antonio, Saint Leo University and the Town of St. Leo, on October 19, 2013.

MOTION: TO APPROVE THE RATTLESNAKE RUN AS APPLIED FOR BY THE ROTARY CLUB OF SAN ANTONIO, FLORIDA.

MOTION BY: Commissioner Inslee

SECOND BY: Commissioner Wells

VOTE: Unanimous for Approval 5/0

OLD BUSINESS

ANNEXATION OF IAFRATE PROPERTY

A complete application for annexation of property owned by the Iafrate family has been received. Attorney Varn has provided the Town with the required public notices, the draft ordinance for consideration and a draft letter to the Pasco County Commission Chair. Once receipt has been confirmed, Varn will be notified and the public notice can be published. The first public hearing could take place in October.

New Business - none

ADJOURNMENT

MOTION: TO ADJOURN MEETING AT 9:00 P.M.

MOTION BY: Commissioner Inslee

SECOND BY: Commissioner Wells

Discussion.

VOTE: Unanimous for Approval, 5/0

Respectfully, Joan Miller, M.M.C.